



# महाराष्ट्र शासन राजपत्र

## प्राधिकृत प्रकाशन

वर्ष ५, अंक २८]

गुरुवार ते बुधवार, ऑगस्ट १-७, २०१९/श्रावण १०-१६, शके १९४१

[ पृष्ठे २५, किंमत : रुपये ११.००

स्वतंत्र संकलन म्हणून फाईल करण्यासाठी प्रत्येक विभागाच्या पुरवणीला वेगळे पृष्ठ क्रमांक दिले आहेत.

## भाग एक-अ-नागपूर विभागीय पुरवणी

(भाग चार-ब मध्ये प्रसिध्द करण्यात आलेले आहेत त्यांव्यतिरिक्त) केवळ नागपूर विभागाशी संबंधित असलेले महाराष्ट्र जिल्हा परिषदा व पंचायत समित्या, ग्रामपंचायती, नगरपालिका बरो, जिल्हा नगरपालिका, प्राथमिक शिक्षण व स्थानिक निधी लेखापरिक्षा अधिनियम या अन्वये काढण्यात आलेले आदेश व अधिसूचना.

भाग १-अ (ना.वि.पु.) म.शा.रा., अ. क्र. १२४.

### नगर विकास विभाग

मंत्रालय, मुंबई-४०० ०३२, दिनांक १५ जुलै, २०१९

### महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६.

क्रमांक टिपीएस-२४१८-१०५४-प्र.क्र. १६९ (अ)-नवि-०९-२०१८.—

ज्याअर्थी, शासनाचे नगर विभागाची अधिसूचना क्र. एनक्युएन-२०१२-प्र. क्र. ४४-पुनर्बांधणी-३-नवि-१८, दिनांक १९ जून २०१३ अन्वये अधिसूचित नागपूर महानगर क्षेत्रातील मौजा मौदा हे महसुली गाव महानगर क्षेत्रातून वगळून मौदा नगर पंचायत हद्दीमध्ये समाविष्ट करण्यात आले आहे, आणि शासनाचे नगर विकास विभागाची अधिसूचना क्र. टिपीएस-२४१३-४०५-प्र. क्र. २१३-२०१३-नवि-०९, दिनांक १४ ऑक्टोबर २०१३ अन्वये नगर पंचायत, मौदा क्षेत्राकरीता नगर पंचायत, मौदा यांना नियोजन प्राधिकरण म्हणून घोषित केलेले आहे. मौदा नगर पंचायत, मौदा (यापुढे “उक्त नियोजन प्राधिकरण” म्हणून संबोधलेले आहे). या नियोजन प्राधिकरणाने महाराष्ट्र प्रादेशिक व नगर रचना, अधिनियम, १९६६ (१९६६ चा महा. ३७ वा) (यापुढे “उक्त अधिनियम” असा उल्लेख करणेत आलेला आहे). चे कलम २३ अन्वयेच्या तरतुदीनुसार ठराव क्र. १४/१, दिनांक २४ जुलै २०१५ अन्वये त्यांच्या कार्यक्षेत्रा प्रारूप विकास आराखडा (यापुढे “उक्त प्रारूप विकास योजना” असा उल्लेख करणेत आला आहे.) तयार करणेचा इरादा जाहीर केला असून त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र भाग-१अ नागपूर विभागीय पुरवणीमध्ये दिनांक ५-११ नोव्हेंबर, २०१५ मध्ये प्रकाशित झाली आहे ;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरण यांनी उक्त अधिनियमाच्या कलम २५ अन्वये उक्त नियोजन प्राधिकरण यांच्या कार्यक्षेत्रातील जमिनीचे सर्वेक्षण करून, उक्त विकास योजना तयार करून हरकती/सूचना मागविण्याकरीता उक्त अधिनियमाच्या कलम २६(१) अन्वये प्रसिध्द केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र भाग-१अ नागपूर विभागीय पुरवणीमध्ये दिनांक ३० मार्च ते ५ एप्रिल, २०१७ रोजी प्रसिध्द झाली आहे ;

आणि ज्याअर्थी, सदरहू प्रसिध्द झालेल्या उक्त प्रारूप विकास योजनेवर विहित मुदतीत आलेल्या हरकती व सूचनांचा विचार करून उक्त अधिनियमाच्या कलम २८(२) नुसार स्थापन केलेल्या नियोजन समितीच्या सदस्यांनी त्यांचा अहवाल उक्त नियोजन प्राधिकरण यांच्याकडे दिनांक २१ जानेवारी २०१८ रोजी सादर केला आहे ;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरण यांनी उक्त प्रारूप विकास योजना उक्त अधिनियमाच्या कलम २८(४) अन्वये जनतेच्या अवलोकनार्थ प्रसिध्द केली आहे ;

आणि ज्याअर्थी, उक्त अधिनियमातील कलम ३० मधील उप-कलम (१) मधील तरतुदीनुसार उक्त नियोजन प्राधिकरणाने उक्त प्रारूप विकास योजना शासनास पत्र क्र. न. पं. मौदा-प्रा.वि.यो.-कलम-३०-५८४, दिनांक २८ फेब्रुवारी २०१८ अन्वये मंजुरीस्तव सादर केली आहे ;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) सुधारणा मधील उक्त सुधारित तरतूद विचारात घेता मौ. मौदा गावाची प्रारूप विकास योजना उक्त अधिनियमाच्या कलम ३० अन्वये शासन मंजुरीसाठी सादर झालेल्या दिनांकापासून सहा महिन्यांच्या आत किंवा त्यानंतर जास्तीत जास्त १२ महिन्यांच्या मुदतवाढीच्या कालावधीत शासनाने मंजूर करणे आवश्यक आहे ;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम १४८-क नुसार व उक्त अधिनियमानुसार विकास योजना, प्रादेशिक योजना किंवा नगर रचना योजना यासाठीची कालावधी गणना करतेवेळी केंद्र शासनाचे निवडणूक आयोगाने किंवा राज्य शासनाचे निवडणूक आयोगाने त्यांचे कार्यक्षेत्रातील निवडणुकीच्या अनुषंगाने जाहीर केलेल्या आचारसंहितेचा कालावधी वगळणेचा आहे ;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) मधील तरतुदीनुसार उक्त प्रारूप विकास योजनेबाबत आवश्यक त्या चौकशीनंतर तसेच संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचा सल्ला घेऊन उक्त प्रारूप विकास योजना सोबत जोडलेल्या परिशिष्ट-अ (SM-1, SM-2..... इ.) मधील बदलासह भागशः मंजूर करणे आणि सूचना क्र. टिपीएस-२४१८-१०५४-प्र. क्र. १६९(ब)-२०१८-नवि-०९, दिनांक १५ जुलै २०१९ सोबतच्या परिशिष्ट-ब मधील (EP-1, EP-2..... इ.) सारभूत बदल वगळणे आवश्यक झाले आहे :

त्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) मधील तसेच या अनुषंगिक शासनास असलेल्या शक्तींचा वापर करुन शासन खालीलप्रमाणे आदेश पारीत करीत आहे :-

(अ) उक्त अधिनियमाच्या कलम ३१(१) नुसार उक्त विकास योजनेच्या मंजुरीसाठी दिनांक २८ ऑगस्ट २०१८ पासून अधिसूचनेच्या दिनांकापर्यंत मुदतवाढ मंजूर करणेत येत आहे.

(ब) मौदा नगर पंचायत करीता प्रारूप विकास योजनेस सोबतच्या परिशिष्ट-अ मधील बदलासह मंजुरी देणेत येत आहे व यावेळी सूचना क्रमांक टिपीएस-२४१८-१०५४-प्र. क्र. १६९(ब)-२०१८-नवि-०९, दिनांक १५ जुलै २०१९ सोबतच्या परिशिष्ट-ब मधील सारभूत बदल वगळणेत येत आहे.

(क) मौदा नगर पंचायत भागशः मंजूर विकास योजना सदर अधिसूचना शासन राजपत्रात प्रसिध्द झाल्याच्या दिनांकापासून ३० दिवसानंतर अंमलात येईल.

१. उपरोक्त नमूद भागशः मंजूर अंतिम विकास योजना, मौदा जनतेच्या अवलोकनार्थ कार्यालयीन कामकाजाच्या दिवशी कार्यालयीन वेळेत मौदा नगर पंचायत, जिल्हा नागपूर या कार्यालयात सादर विकास योजना अंमलात आल्याच्या दिनांकापासून एक महिन्यापर्यंत उपलब्ध करणेत येत आहे.

२. सोबतच्या परिशिष्ट-अ व परिशिष्ट-ब मध्ये नमूद नसलेली आरक्षणे, निर्देशने उक्त विकास योजनेत दर्शविण्यात आलेल्या प्रयोजनासाठी मंजूर करण्यात आलेली आहे.

३. विकास योजना अहवालात नमूद केलेले आरक्षणाचे क्षेत्र अंदाजे असून, अंतिम विकास योजनेत दर्शविलेल्या आरक्षणाच्या हद्दीनुसार जागेवर प्रत्यक्ष मोजणीनुसार अंतिम राहील.

४. खाजगी मालकीच्या/भाडे तत्वावरील जागेवर विकास योजनेत दर्शविलेला अस्तित्वातील सार्वजनिक/निम-सार्वजनिक वापर बंद झाल्यानंतर किंवा विकास योजनेत आरेखक चुकीमुळे सार्वजनिक/निम-सार्वजनिक वापर दर्शविला असल्यास संबंधित विभागीय सहसंचालक, नगर रचना यांच्या पूर्व संमतीने विकास योजनेतील लगतचा वापर अनुज्ञेय राहील.

५. आरेखनातील चुका जागेवरील प्रत्यक्ष परिस्थितीनुसार अथवा नगर भूमापन अभिलेखानुसार, मंजूर रेखांकनानुसार पडताळणी करुन, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचे पूर्वपरवानगीने मुख्याधिकारी, नगर पंचायत, मौदा दुरुस्त करू शकतील.

६. मंजूर रेखांकनातील खुल्या जागा ह्या उक्त मंजूर विकास योजनेत विद्यमान खुल्या जागा म्हणून (हिरव्या रंगात) दर्शविल्या असतील तर त्या रेखांकन सुधारित करतेवेळी बदलता येतील व अशा खुल्या जागा सुधारित रेखांकन मंजूर करतेवेळी अन्य ठिकाणी प्रस्तावित केलेल्या असल्यास, अशा विद्यमान खुल्या जागांखालील क्षेत्र रहिवास क्षेत्र म्हणून ग्राह्य धरण्यात येईल.

७. महाराष्ट्र राज्यामधील अ, ब व क वर्ग नगर परिषदांसाठी नगर विकास विभागाची अधिसूचना क्र. टिपीएस-१८१२-१५७-सीआर-७१-२०१२-पुनर्बांधणी-३४४२-वियो-युडी-१३, दिनांक २१ नोव्हेंबर २०१३ ची मंजूर केलेली प्रमाणित विकास नियंत्रण व प्रोत्साहन नियमावली

त्यामध्ये वेळोवेळी होणा-या बदलासह मौदा, नगर पंचायतीसाठी लागू राहिल.

SCHEDULE-A

**Modifications Sanctioned by the Government in Respect of Part Draft Development Plan of Mouda, Distt. Nagpur Accompaniment to the Government Notification TPS-2418-1054-C.R.-169(A)-2018-UD-09, Dated 15th July, 2019**

Sr. No.	Modification No.	Proposals of Draft Development Plan published U/s 26	Proposals of Draft Development Plan submitted U/s 30	Modification made by the Government while sanctioning the Draft Development Plan Under Section 31(1) of the M. R. & T. P. Act, 1966
(1)	(2)	(3)	(4)	(5)
1.	SM-1	Land bearing Survey No. 118 admeasuring 2.12 Ha. is included in Agricultural Zone.	Land bearing Survey No. 118 admeasuring 2.12 Ha. is to be deleted from Agricultural Zone and land so released is to be included in Residential Zone as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
2.	SM-2	Existing 9.0 Mt. wide road shown in Survey No. 42 of Mouja Mouda.	Existing 9.0 Mt. wide road shown in Survey No. 42 of Mouja Mouda to be deleted.	Retained as per Development Plan Published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan. Aslo Draftman's errors if any shall be corrected as per Note No. 5 of sanctioned notification.
3.	SM-3	Site No. 30 "Mutton Market"	Area to be deleted from reservation of "Mutton Market" Site No. 30, Survey No. 460(p) and to be included in Residential Zone. Area admeasuring 5488.0 Sq. Mtr. to be deleted from reservation of "Exten. to Cremation Ground" Site No. 38 and to be reserved for "Mutton Market" Site No. 30 as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
4.	SM-4	Site No. 14 "Primary School".	Area to be deleted from reservation of "Primary School" Site No. 14, Survey No. 331 of Mouja Mouda to be included in Residential Zone, as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
5.	SM-5	15.0 Mt. wide D. P. Road.	Alignment of proposed 15.0 Mt. wide D. P. Road passing through Survey No. 500 & 486 to be modified as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
6.	SM-6	Site No. 18 "Housing for Dishoused".	Area to be deleted from reservation of "Housing for Dishoused" Site No. 18, Survey No. 346, 347(pt.) to be included in Residential Zone, as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
7.	SM-7	Draft Development Plan Report.	Draft Development Plan Report.	Development Plan Report for Table No. 35 & Table No. 36 is modified as below—
		(i) T-35 : Existing Land Use area Analysis- Mouda.	(i) T-35 : Existing Land Use area Analysis- Mouda.	(i) The Area admeasuring 15 Hect. of "Forest Land" is excluded from Open Spaces, Garden etc. and mentioned separately in Table No. 35 (Page No. 67).
		(ii) T-36 : Proposed Land Use area Analysis- Mouda.	(ii) T-36 : Proposed Land Use area Analysis- Mouda.	(ii) The Area admeasuring 15 Hect. of "Forest Land" is excluded from Agriculture Zone and mentioned separately in Table No. 36 (Page No. 68).
				(iii) The Area admeasuring 65.49 Hect. of "No Development Zone" towards Eastern side of Kanhan River is mentioned as "Green Belt" in Table No. 36 Sr. No. 9 (Page No. 68).

सदरची सूचना महाराष्ट्र शासनाचे [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (कायदे व नियम) या संकेतस्थळावर देखील उपलब्ध करण्यात येत आहे.

महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने,

प्र. प्र. सोनारे,  
कार्यासन अधिकारी.

भाग १-अ (ना.वि.पु.) म.शा.रा., अ. क्र. १२५.

URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumabi 400 032, Dated 15<sup>th</sup> July, 2019.

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.

No. TPS-2418-1054-CR-169(A)-2018-UD-9.—

Whereas, the Government of Maharashtra in Urban Development Department *vide* its Notification No. NQN-2012-C.R. 44-Reconstruction-3-UD-18, dated 19<sup>th</sup> June 2013 excluded the area of Revenue Village of Mouja Mouda from Nagpur Metropolitan Area and included in the Nagar Panchyat, Mouda and Urban Development Department *vide* Notification No. TPS-2413-405-C.R.213-2013-UD-9, dated 14<sup>th</sup> October 2013 declared the Nagar Panchyat, Mouda being a Local Authority to be the Planning Authority for Nagar Panchyat area. Nagar Panchyat, Mouda (hereinafter referred to as “the said Planning Authority”) being the Planning Authority within its jurisdiction *vide* its Resolution No. 14/1, dated 24<sup>th</sup> July 2015 declared its intention under Section 23 of the Maharashtra Regional & Town Planning Act, 1966 (Maharashtra Act No. XXXVII of 1966) (hereinafter referred to “the said Act”) to prepare Draft Development Plan for the area within the limits of the Mouda Nagar Panchyat (hereinafter referred to as “the said Draft Development Plan”) and Notice of such declaration was published in the Maharashtra Government Gazette Part1A Nagpur Division Suppliment, dated 5<sup>th</sup>-11<sup>th</sup> November 2015 ;

And whereas, the said Officer after carrying out survey of the entire land within the jurisdiction of the said Planning Authority as required under Section 25 of the said Act, published a Notice in Maharashtra Government Gazette part1A Nagpur Divisional supplement, dated the 30<sup>th</sup> March–5<sup>th</sup> April 2017 for inviting objections or suggestions to the Draft Development Plan of Mouda prepared by it under sub-section (1) of Section 26 of the said Act ;

And whereas, after considering the suggestions and objections received on the said Draft Development Plan, the Planning Committee, set up under Section 28(2) of the said Act has submitted its report to the said Planning Authority on date 21<sup>st</sup> January 2018 ;

And whereas, “the Planning Authority” published the said Draft Development Plan so modified for information of the public under sub-section (4) of Section 28 of the said Act ;

And whereas, in accordance with the provisions of sub-section (1) of Section 30 of the said Act, the Planning Authority has submitted the said Draft Development Plan to the Government of Maharashtra for sanction *vide* its Marathi letter No. न. पं. मौदा-प्रा. वि. यो.-कलम-३०-५८४, dated 28<sup>th</sup> February 2018 ;

And whereas, in accordance with the amended provision of Section 31(1) of the said Act, the State Government is required to sanction the said Draft Development Plan for Mouda within a period of six months, from the date of its submission under Section 30 of the said Act or within the extended period not exceeding twelve months in aggregate ;

And whereas, in accordance with the amended provisions of Section 148-A of the said Act in computing the period, in relation to any Development Plan, Regional Plan or Scheme the period or periods during which any action could not be completed due to enforcement of any Code of Conduct by the Election Commission of India or the State Election Commission in respect of any Election Shall be excluded ;

And whereas, in accordance with sub-section ( 1) of Section 31 of the said Act, after making necessary enquiries and after consulting the Director of Town Planning, Maharashtra State, the State Government has decided to sanction part of the said Draft Development Plan with modifications shown in SCHEDULE-A (as SM-1 SM-2,-----etc.), excluding the substantial modifications shown in SCHEDULE-B (as EP-1, EP-2,-----etc.) appended with Notice No. TPS-2418/1054/C.R.169(B)/2018/UD-09, Dated 15/07/2019.

Now, therefore, in exercise of the powers conferred by sub-section ( 1) of Section 31 of the Said Act and of all other powers enabling it on that behalf, the Government of Maharashtra hereby:--

- (a) Extends the period prescribed under Section 31 ( 1) of the said Act, for sanctioning the said Draft Development Plan from dated 28/08/2018 upto and inclusive of the date of this Notification.
- (b) Sanctions the said Draft Development Plan for Mouda Nagar Panchayat along with modifications as specified in Schedule of Modifications namely SCHEDULE-A appended hereto, excluding the proposals under substantial modifications as specified in SCHEDULE-B appended with Notice No.TPS-2418/1054/CR-169(B)/2018/UD-09, dated 15/07/2019;
- (c) The date after 30 days of publication of this Notification in the *Official Gazette* will be the date on which the Development Plan (partly), called the Final Development Plan of Mouda Nagar Panchayat shall come into force.

1. The aforesaid Part Final Development Plan of Mouda sanctioned by the State Government shall be kept open for inspection by the public during office hours on all working days for a period of one month from the date of coming into force of this Notification, in the office of the Mouda Nagar Panchayat, Dist. Nagpur.

2. The reservations / allocations / designations which do not appear in the Schedule-A and Schedule-B appended hereto, are hereby sanctioned for the respective purposes as designated in the Development Plan.

3. Areas of reserved sites mentioned in the report of the Development Plan are approximate and subject to actual measurement on site as per boundaries shown on the Final Development Plan.

4. In case of Existing Public / Semi-Public use shown in the Development Plan on the private lands / rented premises or the Public / Semi-Public zone which had been shown inadvertently due to draftsman error, the use as per adjoining major land use zone shall be permitted with prior approval of Divisional Joint Director of Town Planning.

5. Draftsman's errors which are required to be corrected as per actual situation on site or as per survey records, sanctioned layout, etc., shall be corrected by the Chief Officer, Mouda Nagar panchayat, Dist. Nagpur after due verification and with prior approval of the Director of Town Planning, Maharashtra State, Pune.

6. Those open spaces from sanctioned layouts that are earmarked as existing open spaces (in Green color) on Development Plan are subject to changes if respective layouts are revised. If the layout is revised and if open space is shown elsewhere in Residential Zone, then the existing open space in the layout as shown on the Development Plan be treated as Residential Zone.

7. The Development Control and promotion Regulations for A,B & C class Municipal Council of the Maharashtra State as sanctioned by the Government vide Notification No.TPS-1812/157/ CR-71/2013/Reconstruction/3442/DP/UD-13,

dated 21/11/2013 and as amended from time to time shall be applicable to the Mouda Nagar Panchyat.

#### SCHEDULE-A

#### Modifications Sanctioned by the Government in Respect of Part Draft Development Plan of Mouda, Distt. Nagpur Accompaniment to the Government Notification TPS-2418-1054-C.R.-169(A)-2018-UD-09, Dated 15th July, 2019

Sr. No.	Modifica- tion No.	Proposals of Draft Development Plan published U/s 26	Proposals of Draft Development Plan submitted U/s 30	Modification made by the Government while sanctioning the Draft Development Plan Under Section 31(1) of the M. R. & T. P. Act, 1966 (5)
(1)	(2)	(3)	(4)	(5)
1.	SM-1	Land bearing Survey No. 118 admeasuring 2.12 Ha. is included in Agricultural Zone.	Land bearing Survey No. 118 admeasuring 2.12 Ha. is to be deleted from Agricultural Zone and land so released is to be included in Residential Zone as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
2.	SM-2	Existing 9.0 Mt. wide road shown in Survey No. 42 of Mouja Mouda.	Existing 9.0 Mt. wide road shown in Survey No. 42 of Mouja Mouda to be deleted.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan. Also Draftman's errors if any shall be corrected as per Note No. 5 of sanctioned notification.
3.	SM-3	Site No. 30 "Mutton Market"	Area to be deleted from reservation of "Mutton Market" Site No. 30, Survey No. 460(p) and to be included in Residential Zone. Area admeasuring 5488.0 Sq. Mtr. to be deleted from reservation of "Exten. to Cremation Ground" Site No. 38 and to be reserved for "Mutton Market" Site No. 30 as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
4.	SM-4	Site No. 14 "Primary School".	Area to be deleted from reservation of "Primary School" Site No. 14, Survey No. 331 of Mouja Mouda to be included in Residential Zone, as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
5.	SM-5	15.0 Mt. wide D. P. Road.	Alignment of proposed 15.0 Mt. wide D. P. Road passing through Survey No. 500 & 486 to be modified as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
6.	SM-6	Site No. 18 "Housing for Dishoused".	Area to be deleted from reservation of "Housing for Dishoused" Site No. 18, Survey No. 346, 347(pt.) to be included in Residential Zone, as shown on Plan.	Retained as per Development Plan published U/s 26 of the M. R. & T. P. Act, 1966 as shown on Plan.
7.	SM-7	Draft Development Plan Report.	Draft Development Plan Report.	Deveopment Plan Report for Table No. 35 & Table No. 36 is modified as below—
		(i) T-35 : Existing Land Use area Analysis- Mouda.	(i) T-35 : Existing Land Use area Analysis- Mouda.	(i) The Area admeasuring 15 Hect. of "Forest Land" is excluded from Open Spaces, Garden etc. and mentioned separately in Table No. 35 (Page No. 67).
		(ii) T-36 : Proposed Land Use area Analysis- Mouda.	(ii) T-36 : Proposed Land Use area Analysis- Mouda.	(ii) The Area admeasuring 15 Hect. of "Forest Land" is excluded from Agriculture Zone and mentioned separately in Table No. 36 (Page No. 68).
				(iii) The Area admeasuring 65.49 Hect. of "No Development Zone" towards Eastern side of Kanhan River is mentioned as "Green Belt" in Table No. 36, Sr. No. 9 (Page No. 68).

This Notification shall also be available on the Govt. website [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (Acts /Rules)

By order and in the name of the Governor of Maharashtra,

P. P. SONARE,  
Section Officer.



भाग १-अ (ना. वि. पु.) म. शा. रा., अ. क्र. १२६.

## नगर विकास विभाग

मंत्रालय, मुंबई-४०००३२, दिनांक १५ जुलै, २०१९.

### महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम १९६६.

क्रमांक टिपीएस-२४१८-१०५४-प्र.क्र. १६९ (ब)-२०१८-नवि-०९.—

ज्याअर्थी, शासनाचे नगर विभागाची अधिसूचना क्र. एनक्युएन-२०१२-प्र.क्र.४४-पुनर्बांधणी-३-नवि-१८, दिनांक १९-०६-२०१३ अन्वये अधिसूचित नागपूर महानगर क्षेत्रातील मौजा मौदा हे महसुली गाव महानगर क्षेत्रातून वगळून मौदा नगर पंचायत हद्दीमध्ये समाविष्ट करण्यात आले आहे. आणि शासनाचे नगर विकास विभागाची अधिसूचना क्र. टिपीएस-२४१३-४०५-प्र.क्र.२१३-२०१३-नवि-०९, दिनांक १४ ऑक्टोबर, २०१३ अन्वये नगर पंचायत मौदा क्षेत्राकरीता नगर पंचायत, मौदा यांना नियोजन प्राधिकरण म्हणून घोषित केलेले आहे. मौदा नगर पंचायत, मौदा (यापुढे “उक्त नियोजन प्राधिकरण” म्हणून संबोधलेले आहे.) या नियोजन प्राधिकरणाने महाराष्ट्र प्रादेशिक व नगर रचना, अधिनियम, १९६६ (सन १९६६ चा महा. ३७वा) (यापुढे “उक्त अधिनियम” असा उल्लेख करण्यात आलेला आहे.) चे कलम २३ अन्वयेच्या तरतुदीनुसार ठराव क्र. १४/१, दिनांक २४ जुलै, २०१५ अन्वये त्यांच्या कार्यक्षेत्रा प्रारूप विकास आराखडा (यापुढे “उक्त प्रारूप विकास योजना” असा उल्लेख करणेत आला आहे.) तयार करणेचा इरादा जाहीर केला असून त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र भाग-१अ नागपूर विभागीय पुरवणीत दिनांक ०५-११ नोव्हेंबर, २०१५ मध्ये प्रकाशित झाली आहे;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरण यांनी उक्त अधिनियमाच्या कलम २५ अन्वये उक्त नियोजन प्राधिकरण यांच्या कार्यक्षेत्रातील जमिनीचे सर्वेक्षण करून, उक्त विकास योजना तयार करून हरकती/सूचना मागविण्याकरीता उक्त अधिनियमाच्या कलम २६(१) अन्वये प्रसिध्द केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र भाग-१अ नागपूर विभागीय पुरवणी मध्ये दिनांक ३० मार्च ते ०५ एप्रिल, २०१७ रोजी प्रसिध्द झाली आहे;

आणि ज्याअर्थी, सदरहू प्रसिध्द झालेल्या उक्त प्रारूप विकास योजनेवर विहित मुदतीत आलेल्या हरकती व सूचनांचा विचार करून उक्त अधिनियमाच्या कलम २८(२) नुसार स्थापन केलेल्या नियोजन समितीच्या सदस्यांनी त्यांचा अहवाल उक्त नियोजन प्राधिकरण यांच्याकडे दिनांक २१ जानेवारी, २०१८ रोजी सादर केला आहे;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरण यांनी उक्त प्रारूप विकास योजना उक्त अधिनियमाच्या कलम २८(४) अन्वये जनतेच्या अवलोकनार्थ प्रसिध्द केली आहे;

आणि ज्याअर्थी, उक्त अधिनियमातील कलम ३० मधील उपकलम (१) मधील तरतुदीनुसार उक्त नियोजन प्राधिकरणाने उक्त प्रारूप विकास योजना शासनास पत्र क्र. न.प. मौदा-प्रा.वि.यो.-कलम-३०-५८४, दिनांक २८ फेब्रुवारी, २०१८ अन्वये मंजुरीस्तव सादर केली आहे;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) सुधारणा मधील उक्त सुधारित तरतूद विचारात घेता मौजा मौदा गावाची प्रारूप विकास योजना उक्त अधिनियमाच्या कलम ३० अन्वये शासन मंजुरीसाठी सादर झालेल्या दिनांकापासून सहा महिन्यांच्या आत किंवा त्यानंतर जास्तीत जास्त १२ महिन्यांच्या मुदतवाढीच्या कालावधीत शासनाने मंजूर करणे आवश्यक आहे;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम १४८-क नुसार व उक्त अधिनियमानुसार विकास योजना, प्रादेशिक योजना किंवा योजना यासाठीची कालावधीची गणना करतेवेळी केंद्र शासनाचे निवडणूक आयोगाने किंवा राज्य शासनाचे निवडणूक आयोगाने त्यांचे कार्यक्षेत्रातील निवडणुकीच्या अनुषंगाने जाहीर केलेल्या आचारसंहितेचा कालावधी वगळणेचा आहे;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) मधील तरतुदीनुसार उक्त प्रारूप विकास योजना परिशिष्ट-अ (SM-I, SM-2 ..... ) मध्ये नमूद बदलांसह शासन अधिसूचना क्र. टिपीएस-२४१८-१०५४-प्र.क्र. १६९(अ)-२०१८-नवि-०९, दिनांक १५ जुलै, २०१९ अन्वये भागशः क्षेत्रासाठी या सूचनेसोबतचे परिशिष्ट “ब” मध्ये नमूद सारभूत स्वरूपाचे बदलांसह वगळून मंजूर केलेली आहे;

आणि ज्याअर्थी, या नोटीशीसोबत परिशिष्ट-ब मधील नमूद सारभूत स्वरूपाचे फेरबदल उक्त प्रारूप विकास योजनेतून वगळलेले सारभूत स्वरूपाचे फेरबदल विकास योजना नकाशावर गुलाबी रंगाने ( EP-I, EP-2 ..... इ.) दर्शविले आहेत.

त्याअर्थी, उक्त अधिनियमाच्या कलम ३१ (१) मधील व अनुषंगिक शासनास असलेल्या शक्तींचा वापर करून शासन खालीलप्रमाणे आदेश पारीत करीत आहे.

- (अ) सोबत जोडलेल्या परिशिष्ट-ब नुसार सारभूत स्वरूपाच्या फेरबदलाबाबत सूचना देणेत येत असून, उक्त सारभूत स्वरूपाच्या फेरबदलाच्या अनुषंगाने उक्त सूचना राजपत्रात प्रसिध्द झाल्याच्या दिनांकापासून ३० दिवसांच्या आत जनतेकडून सूचना/हरकती मागविण्यात येत आहेत.

(ब) सहसंचालक, नगररचना, नागपूर विभाग, नागपूर यांची उक्त अधिनियामच्या कलम ३१(२) अन्वये जनतेच्या विहित मुदतीत प्राप्त हरकती/सूचनांबाबत सुनावणी देणेसाठी तसेच त्यावरील अहवाल शासनास पुढील कार्यवाहीसाठी सादर करणेसाठी नियुक्ती करणेत येत आहे.

०२. सहसंचालक, नगररचना, नागपूर विभाग, नागपूर यांनी सोबतच्या परिशिष्ट-ब मधील सारभूत फेरबदलाच्या अनुषंगाने सूचना महाराष्ट्र शासन राजपत्रात प्रसिध्द झाल्याचे दिनांकापासून ३० दिवसांच्या विहित कालमर्यादेत प्राप्त होणा-या हरकती/सूचना स्विकारून विचारात घ्याव्यात.

०३. सदर सूचना सोबतच्या परिशिष्ट-ब सह आणि प्रस्तावित सारभूत बदल दर्शविणारा नकाशा जनतेच्या अवलोकनार्थ खालील कार्यालयात कार्यालयीन कामकाजाच्या वेळेत व दिवशी उपलब्ध करणेत येत आहे.

(१) सहसंचालक, नगररचना, नागपूर विभाग, नागपूर, जुने सचिवालय इमारत, पहिला मजला, सिव्हिल लाईन्स, नागपूर.

(२) सहायक संचालक, नगररचना, नागपूर शाखा, नागपूर, प्रशासकीय ईमारत क्र. १, दुसरा माळा, सिव्हिल लाईन्स, नागपूर.

(३) मुख्याधिकारी, नगर पंचायत, मौदा, जिल्हा नागपूर.

#### SCHEDULE-B

#### Substantial Modifications Republished by the Government in the Respect of Draft Development Plan, Mouda, Dist. Nagpur

#### Accompaniment to the Governmet Notice

No. TPS-2418-1054-C.R. 169 (B) 2018-UD-09, Dated 15<sup>th</sup> July, 2019.

Sr. No.	Excluded Part	Proposal as per Draft Development Plan Published U/s 26 of the M.R. & T. P. Act, 1966.	Proposal as per Draft Development Plan Submitted to the Govt. for sanction U/s 30 of the M. R. & T. P. Act, 1966.	Modification of Substantial Nature as Proposed by Govt. U/s 31(1) of the M.R. & T. P. Act, 1966.
(1)	(2)	(3)	(4)	(5)
1.	EP-1	Survey No. 343 included in Public Utility Zone (M.S.E.B.)	Admeasuring area of land bearing Survey No. 343 (Part) Proposed to be deleted from Public Utility Zone (M.S.E.B.) and is proposed to be included in Public/ Semi-Public Zone for Court as shown on Plan.	Admeasuring area of land bearing Survey No. 343 (part) proposed to be deleted from Public Utility Zone (M.S.E.B.) and proposed to be included in Public/Semi Public Zone for Court with 12.00 Mtr. wide approach road from South Side as shown on Plan.
2.	EP-2	Site No. 33 "Transport Plaza"	Admeasuring area of land bearing Survey No. 388/1 Proposed to be deleted from Site No. 33 Transport Plaza and proposed to be included in Commercial Zone as shown on Plan.	Admeasuring area of land bearing Survey No. 388/1 proposed to be deleted from Site No. 33 Transport Plaza and proposed to be included in Residential Zone as shown on Plan.
3.	EP-3	Site No.13 "Play Ground"	Site No. 13 "Play Ground" is Proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	Site No. 13 "Play Ground" is Proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.
4.	EP-4	Site No. 17 "Mhada Housing"	Site No. 17 "Mhada Housing" land bearing Survey No. 334 proposed to be deleted	(1) Site No. 17 "Mhada Housing" Land bearing Survey No. 334 proposed to be deleted from Reservation and land so released from reservation is proposed to be included in



SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
			from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	(i) Residential Zone. Also Site No. 17 "Mhada Housing" proposed to be shifted on land bearing Survey No. 384 (part), 417 (part) & 418 (part) of Mouja Mouda and appropriate authority for the said reservation is Mahada as shown on Plan. (ii) Land bearing Survey No. 384 (part), 414 (part), 416 (part), 417 (Part) 418 (part) & 419 (part) proposed to be deleted from Agricultural Zone and proposed to be included in Residential Zone excluding designated Petrol Pump shown on Survey No. 416 (part) as shown on Plan.
5.	EP-5	Site No. 08 "Shoping Center"	Site No. 08 "Shoping Center" is proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	Site No. 08 "Shoping Center" is proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.
6.	EP-6	Site No. 22 "Garden" & 12.0 Mts. wide D. P. Road.	Reservation of Garden Site No. 22, S. No. 352/2 Area 4125.00 Sq. Mt. partly to be deleted and 12.0 M. wide proposed D. P. Road to be deleted and land so released to be included in residential zone as shown on Plan.	Reservation of Garden Site No. 22, S. No. 352/2 Area 4125.00 Sq. Mt. Partly to be deleted and 12.0 M. wide proposed D.P. Road to be deleted and land so released to be included in Residential Zone. Also Site No. 22 "Garden" is proposed to be extended up to Western boundary of Survey No. 352 as shown on Plan.
7.	EP-7	Land bearing Survey No. 469/2 of Mouja Mouda is included in Agriculture Zone.	Land bearing Survey No. 469/2 of Mouja Mouda proposed to be deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on Plan.	Land bearing Survey No. 469 along with Survey No. 466, 467, 468, 470, 471, 473 & 593 of Mouja Mouda proposed to be deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on Plan.
8.	EP-8	Site No. 38 "Extension to "Cremation Ground"	The South-East portion of "Site No. 38 Extension to Cremation Ground" is proposed to be reserved for Water Treatment Plant (WTP) (Admeasuring area 50M. x 60M.) as shown on Plan.	The South-East portion of "Site No. 38 Extension to Cremation Ground" is proposed to be reserved for Water Treatment Plant (WTP) (Admeasuring area 50M. x 60M.) as shown on Plan.
9.	EP-9	Land bearing Survey No. 527 is included in Agriculture Zone.	Admeasuring area 3131.00 Sq. Mt. of Survey No. 527 is proposed to be deleted from Agriculture Zone and to be reserved for Sewage Treatment Plant under Public Utility Zone as shown on Plan.	Admeasuring area 3131.00 Sq. Mt. is proposed to be deleted from Agriculture Zone and to be reserved for Sewage Treatment Plant under Public Utility Zone as shown on Plan.

## SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
10.	EP-10	Land bearing Survey No. 203, 204 and 205 (part) is included in Residential Zone.	Land bearing Survey No. 203, 204 and 205 (part) is included in Residential Zone.	Land bearing Survey No. 203, 204 and 205 (part) is proposed to be deleted from Residential Zone and proposed to be included in Agriculture Zone as shown on Plan.
11.	EP-11	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market.”	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market.”	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market” is proposed to be deleted and are so released is proposed to be included in Residential Zone as shown on Plan.
12.	EP-12	. .	. .	15.0 Mtr. Wide North-South D. P. Road is proposed to be extended up to 15 M East-West D. P. Road along the Western boundary of Mouja Mouda Nagar Panchayat as shown on Plan.
13.	EP-13	9.0 to 12.0 Mtr. North-South Existing Road from 15 Mt. wide East-West D. P. Road to East-West Canal.	9.0 to 12.0 Mtr. North-South Existing Road from 15 Mt. wide East-West D. P. Road to East-West Canal.	9.0 to 12.0 Mtr. wide North-South Existing Road from 15.00 Mt. wide East-West D. P. Road to East-West Canal is proposed to be widened up to 15.00mt. width as shown on Plan.
14.	EP-14	. .	. .	18.0 Mtr. Wide D. P. Road is proposed along the Eastern boundary of Mouda Nagar Panchayat to co-ordinate with proposed 18.00 mt. wide D. P. Road within NMRDA Limit as shown on Plan.
15.	EP-15	. .	. .	<p>In Development Control and Promotion Regulations, 2013 Regulation No. 22.5 A-Green Belt is proposed to be included in Regulation No. 22.5 for Land Use Classification as follow.—</p> <p>22.5. A Green Belt.— Following uses shall be permissible</p> <ol style="list-style-type: none"> <li>Agriculture,</li> <li>Tree Plantation, Gardens, Landscaping, Public Park Landscaping, Forestry and Nursery etc.</li> <li>River front development by Nagar Panchayat or any institution authorized on behalf on Nagar Panchyat.</li> <li>Development of pedestrian pathways Jogging track, cycle track, boat club etc.</li> <li>Swiming Pool, club house, recreational facilities after leaving marginal distance of 15M. belt along river bank and 9.0 m. from river and Nalas, respectively subject to FSI of 10% with ground floor structure only.</li> <li>Public toilets as per requirement.</li> <li>Recreational open space of any layout/sub-division/development proposals, if submitted along with the developable land adjoining to</li> </ol>

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
				<p>such green belt, after leaving marginal distances of minimum 15.00 mt. and 9.0mt. from river and Nalas, respectively, (clarification it is clarified that the FSI of the land under green belt zone shall be permissible to be utilized on the land adjoining but outside such green belt zone.)</p> <p>The users and its extent shall be permissible in such Recreational open space, as prescribed in the regulation of Green Belt as mentioned above.</p> <p>If the land under green belt zone, excepting open space therein if any, is required by Chief Officer for the public purposes mentioned above, the owner shall hand over the possession of such land for the development and maintenance of public purposes. Thereafter, such land shall remain open and accessible to general public for recreational activities.</p> <p>Provided that, FSI of such land under green Belt Zone shall be permissible only after handing over such land to the Nagar Panchayat free of cost and free from encumbrances.</p> <p>The side/rear marginal distances for the proposed building adjoining to river/Nala shall be maximum of side/rear marginal distance, to be measured from river/Nala, as required according to height of building or 4.5 mt. from the dividing line between Green Belt Zone and the other developable Zone.</p>
16.	EP-16			<p>In Development Control and Promotion Regulations, 2013 Regulation No. 12.5 (A) Development Along Highways/Classified Roads (b) Width of Roads to be considered while granting development permissions is proposed to be included in Regulation No. 12.5 for Access from the Highway/ Classified Road as follows.—</p> <p>12.5. A</p> <p>(a) Development Along Highways/Classified Roads (a) :—</p> <p>The development along the highways shall be subject to the provisions of State Highways Act, 1965 and National Highway Act, 1956 and orders issued by Public Works Department in this regards, from time to time.</p> <p>A service road of 12 m. wide shall be provided along State and National Highways on both sides. These service roads may not be provided in</p>

## SCHEDULE-B—Contd.

(1) (2) (3) (4) (5)

piecemeal where authorized development/construction have already taken place without the provisions of service Road.

(b) Width of roads to be considered while granting development permissions as mentioned in table given below.—

Sr. No. (1)	Category of Road (2)	Width of Road (3)	Remarks (4)
1	National Highway	60 mt.	Width inclusive of 12 mt. service road on both side
2	State Highway	45 mt.	Width inclusive of 9.0 mt. service Road on both side
3	Major Dist. Road	24 mt.	No service Road Required
4	Other Dist. Road	18 mt.	No service Road Required
5	Village Road	15 mt.	No service Road Required

*Note :—*(1) If the width of any existing Road is more than what is specified in above table then the greater width shall prevail.

(2) The above widths of road are subject to vary according to guidelines or circulars issued by the respective department.

सदरची सूचना महाराष्ट्र शासनाचे [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (कायदे व नियम) या संकेतस्थळावर देखील उपलब्ध करण्यात येत आहे.

महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने,

प्र. प्र. सोनारे,  
कार्यासन अधिकारी.

भाग १-अ (ना. वि. पु.) म. शा. रा., अ. क्र. १२७.

## URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai 400 032, Dated 15<sup>th</sup> July 2019.

MAHARASHTRA REGIONAL & TOWN PLANNING ACT, 1966.

No. TPS-2418-1054-CR-169(B)-2018-UD-09.-

Whereas, the Government of Maharashtra in Urban Development *vide* its Notification Department No. NQN-2012-C.R.-44-Reconstruction-3-UD-18, dated 19-06-2013 excluded the area of Revenue village of mouja Mouda from Nagpur Metropolitan & included to the Nagar Panchayat, Mouda & Urban Development Department *vide* Notification No. TPS-2413-405-CR 213-2013-UD-9, dated 14-10-2013 declares the Nagar Panchayat, Mouda being a Local Authority shall be the Planning Authority for Nagar Panchayat area, Nagar Panchayat, Mouda (hereinafter referred to as the "the said Planning Authority" being the Planning Authority within its jurisdiction *vide* its Resolution No. 14/1, dated 24-07-2015 declared its intention under section 23 of the Maharashtra Regional & Town Planning Act, 1966 (Mah. No. XXXVII of 1966) (hereinafter referred to "the said Act") to prepare Draft Development Plan for the area within the limits of the Mouda Nagar Panchayat (hereinafter referred to as "the said Draft Development Plan") and Notice of such declaration was published in the Maharashtra Government Gazette Part 1A Nagpur Division supplement, Dated 5<sup>th</sup> November, 2015;

And, whereas, the said Officer after carrying out survey of the entire land within the jurisdiction of the said Planning Authority as required under Section 25 of the said Act, published a Notice in Maharashtra Government Gazette, Part 1A, Nagpur Division Supplement, dated the 30<sup>th</sup> March-05<sup>th</sup> April, 2017 for inviting objections or suggestions to the Draft Development Plan of Mouda prepared by it under sub-section (1) of Section 26 of the said Act;

And, whereas, after considering the suggestions and objections received on the said Draft Development Plan, the Planning Committee, set up under Section 28(2) of the said Act has submitted its report to the said Planning Authority on dated 21-01-2018;

And, whereas, "the Planning Authority" published the said Draft Development Plan so modified for information of the public under sub-section (4) of Section 28 of the said Act;

And whereas, in accordance with the provisions of sub-section (1) of Section 30 of the said Act, the Planning Authority has submitted the said Draft Development Plan to the Government of Maharashtra for sanction *vide* its Marathi letter No. न.पं. मौदा-प्रा.वि.यो.-कलम-३०-५८४, dated 28<sup>th</sup> February 2018;

And whereas, in accordance with the amended provision of Section 31(1) of the said Act, the State Government is required to sanction the said Draft Development Plan for Mouda within a period of six months, from the date of its submission under Section 30 of the said Act or within the extended period not exceeding twelve months in aggregate;

And whereas, in accordance with the amended provisions of Section 148-A of the said Act in computing the period, in relation to any Development Plan, Regional Plan or Scheme the period or periods during which any action could not be completed due to enforcement of any Code of Conduct by the Election Commission of India or the State Election Commission in respect of any Election shall be excluded;

And whereas, in accordance with the provisions of Sub-section (1) of Section 31 of the said Act, *vide* Notification No. TPS-2418-1054-CR 169(A)-2018-UD-09, Dated 15<sup>th</sup> July 2019, the State Government has sanctioned a part of the said Draft Development Plan of Mouda with modifications as specified in *Schedule-A (SM-1, SM-2 etc.)* excluding the substantial modifications (*EP-1, EP-2, etc.*) as specified in *Schedule-B* appended with this Notice;

And whereas, the substantial modifications proposed by the Government are excluded from the said Draft Development Plan and shown on the Plan verged in pink Colour and marked as excluded part *i.e.* as (*Ep-1, EP-2, etc.*)

Now, therefore, in exercise of the powers conferred under Section 31(1) of the said Act and all other powers enabling it on that behalf, the Government of Maharashtra hereby;—

(a) Gives Notice for inviting Suggestions and Objections from any person in respect of the proposed substantial modifications as specified in the Schedule-B appended hereto, within a period of one month from the date of publication of this Notice in the *Official Gazette*.

(b) Appoint the Joint Director of Town Planning, Nagpur Division, Nagpur as the “Officer” under Section 31(2) of the said Act, to hear all Suggestions and Objections as stated above and to submit his Report thereupon to the Government for further necessary action.

02. Only the Suggestions or Objections regarding substantial modifications mentioned in Schedule-B, that may be received by the Joint Director of Town Planning, Nagpur Division, Nagpur within the stipulated period of one month from the date of publication of this Notice in the *Official Gazette*, shall be considered.

03. Copy of this Notice along with Schedule-B and the Plan showing the proposed substantial modifications shall be made available for inspection to general public at the following offices during office hours on all working days :—

(1) The Joint Director of Town Planning, Nagpur Division, Nagpur, Old Secretariate Building, 1<sup>st</sup> Floor, Civil Lines, Nagpur.

(2) The Assistant Director of Town Planning, Nagpur Branch, Nagpur, Administrative Building No. 1, Second Floor, Civil Lines, Nagpur.

(3) Chief Officer, Mouda Nagar Panchayat Mouda, Distt. Nagpur.

#### SCHEDULE-B

**Substantial Modifications Republished by the Government in the  
Respect of Draft Development Plan, Mouda, Dist. Nagpur  
Accompaniment to the Government Notice  
No. TPS-2418-1054-C.R. 169 (B) 2018-UD-09 Dated 15<sup>th</sup> July, 2019.**

Sr. No.	Excluded Part	Proposal as per Draft Development Plan Published U/s 26 of the M.R. & T. P. Act, 1966.	Proposal as per Draft Development Plan Submitted to the Govt. for sanction U/s 30 of the M. R. T. P. Act, 1966.	Modification of Substantial Nature as Proposed by Govt. U/s 31(1) of the M.R. & T. P. Act, 1966.
(1)	(2)	(3)	(4)	(5)
1.	EP-1	Survey No. 343 included in Public Utility Zone (M.S.E.B.)	Admeasuring area of land bearing Survey No. 343 (Part) Proposed to be deleted from Public Utility Zone (M.S.E.B.) and is proposed to be included in Public/ Semi-Public Zone for Court as shown on Plan.	Admeasuring area of land bearing Survey No. 343 (part) proposed to be deleted from Public Utility Zone (M.S.E.B.) and proposed to be included in Public/Semi Public Zone for Court with 12.00 Mtr. wide approach road from Sout Side as shown on Plan.
2.	EP-2	Site No. 33 “Transport Plaza”	Admeasuring area of land bearing Survey No. 388/1 Proposed to be deleted from Site No. 33 Transport Plaza and proposed to be included in Commercial Zone as shown on Plan.	Admeasuring area of land bearing Survey No. 388/1 proposed to be deleted from Site No. 33 Transport Plaza and proposed to be included in Residential Zone as shown on Plan.
3.	EP-3	Site No. 13 “Play Ground”	Site No. 13 “Play Ground” is Proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	Site No. 13 “Play Ground” is Proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.



SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
4.	EP-4	Site No. 17 "Mhada Housing"	Site No. 17 "Mohada Housing" land bearing Survey No. 334 proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	<p>(1) Site No. 17 "Mhada Housing" Land bearing Survey No. 334 proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone. Also Site No. 17 "Mhada Housing" proposed to be shifted on land bearing Survey No. 384 (part), 417 (part) &amp; 418 (part) of Mouja Mouda and appropriate authority for the said reservation is Mhada as shown on Plan.</p> <p>(ii) Land bearing Survey No. 384 (part), 414 (part), 416 (part), 417 (part) 418 (part) &amp; 419 (part) proposed to be deleted from Agricultural Zone and proposed to be included in Residential Zone excluding designated Petrol Pump shown on Survey No. 416 (part) as shown on Plan.</p>
5.	EP-5	Site No. 08 "Shopping Center"	Site No. 08 "Shopping Center" is proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.	Site No. 08 "Shopping Center" is proposed to be deleted from Reservation and land so released from reservation is proposed to be included in Residential Zone as shown on Plan.
6.	EP-6	Site No. 22 "Garden" & 12.0 Mts. wide D. P. Road.	Reservation of Garden Site No. 22, S. No. 352/2 Area 4125.00 Sq. Mt. partly to be deleted and 12.0 M. wide proposed D. P. Road to be deleted and land so released to be included in residential zone as shown on Plan.	Reservation of Garden Site No. 22, S. No. 352/2 Area 4125.00 Sq. Mt. Partly to be deleted and 12.0 M. wide proposed D.P. Road to be deleted and land so released to be included in Residential Zone. Also Site No. 22 "Garden" is proposed to be extended up to western boundary of Survey No. 352 as shown on Plan.
7.	EP-7	Land bearing Survey No. 469/2 of Mouja 2 of Mouja Mouda is included in Agriculture Zone.	Land bearing Survey No. 469/2 of Mouja 2 of Mouja Mouda is proposed to be deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on Plan.	Land bearing Survey No. 469 along with Survey No. 466, 467, 468, 470, 471, 473 & 593 of Mouja Mouda proposed to be deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on Plan.
8.	EP-8	Site No. 38 "Extension to Cremation Ground"	The South-East portion of "Site No. 38 Extension to Cremation Ground" is proposed to be reserved for Water Treatment Plant (WTP) (Admeasuring area 50M. x 60M.) as shown on Plan.	The South-East portion of "Site No. 38 Extension to Cremation Ground" is proposed to be reserved for Water Treatment Plant (WTP) (Admeasuring area 50M. x 60M.) as shown on Plan.

## SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
9.	EP-9	Land bearing Survey No. 527 is included in Agriculture Zone.	Admeasuring area 3131.00 Sq. Mt. of Survey No. 527 is proposed to be deleted from Agriculture Zone and to be reserved for Sewage Treatment Plant under Public Utility Zone as shown on Plan.	Admeasuring area 3131.00 Sq. Mt. is proposed to be deleted from Agriculture Zone and to be reserved for Sewage Treatment Plant under Public Utility Zone as shown on Plan.
10.	EP-10	Land bearing Survey No. 203, 204 and 205 (part) is included in Residential Zone.	Land bearing Survey No. 203, 204 and 205 (part) is included in Residential Zone.	Land bearing Survey No. 203, 204 and 205 (part) is proposed to be deleted from Residential Zone and proposed to be included in Agriculture Zone as shown on Plan.
11.	EP-11	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market”	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market”	“Lake” (Water Body) shown in Survey No. 2 towards the southern side of “Site No. 23 Commercial Complex & Weekly Market” is proposed to be deleted and area so released is proposed to be included in Residential Zone as shown on Plan.
12.	EP-12	..	..	15.0 Mtr. Wide North-South D. P. Road is proposed to be extended up to 15 m East-West D. P. Road along the Western boundary of Mouja Mouda Nagar Panchayat as shown on Plan.
13.	EP-13	9.0 to 12.0 Mtr. North-South Existing Road from 15 Mt. wide East-West D. P. Road to East-West Canal	9.0 to 12.0 Mtr. North-South Existing Road from 15 Mt. wide East-West D. P. Road to East-West Canal	9.0 to 12.0 Mtr. wide North-South Existing Road from 15.00 Mt. wide East-West D. P. Road to East-West Canal is proposed to be widened up to 15.00mt. width as shown on Plan.
14.	EP-14	..	..	18.0 Mtr. Wide D. P. Road is proposed along the Eastern boundary of Mouda Nagar Panchayat to co-ordinate with proposed 18.00 mt. wide D. P. Road within NMRDA Limit as shown on Plan.
15.	EP-15	..	..	In Development Control and Promotion Regulations, 2013 Regulation No. 22.5 A-Green Belt is proposed to be included in Regulation No. 22.5 for Land Use Classification as follow.— 22.5. A Green Belt.— Following uses shall be permissible i. Agriculture, ii. Tree Plantation, Gardens, Landscaping, Public Park Landscaping, Forestry and Nursery etc. iii. River front development by Nagar Panchayat or any institution authorized on behalf on Nagar Panchayat. iv. Development of pedestrian pathways Jogging track, cycle track, boat club etc. v. Swimming Pool, club house, recreational facilities after leaving marginal distance of 15M. belt along river bank and 9.0 m. from river and Nalas, respectively subject to FSI of 10% with ground floor structure only.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)
				<p>vi. Public toilets as per requirement.</p> <p>vii. Recreational open space of any layout/sub-division/development proposals, if submitted along with the developable land adjoining to such green belt, after leaving marginal distances of minimum 15.00 mt. and 9.0 mt. from river and Nalas, respectively, (clarification— it is clarified that the FSI of the land under green belt Zone shall be permissible to be utilized on the land adjoining but outside such green belt zone.)</p> <p>The users and its extent shall be permissible in such Recreational open space, as prescribed in the regulation of Green Belt as mentioned above.</p> <p>If the land under green belt zone, excepting open space therein if any, is required by Chief Officer for the public purposes mentioned above, the owner shall hand over the possession of such land for the development and maintenance of public purposes. Thereafter, such land shall remain open and accessible to general public for recreational activities :</p> <p>Provided that, FSI of such land under Green Belt Zone shall be permissible only after handing over such land to the Nagar Panchayat free of cost and free from encumbrances.</p> <p>The side/rear marginal distances for the proposed building adjoining to river/Nala shall be maximum of side/rear marginal distance, to be measured from river/Nala, as required according to height of building or 4.5 mt. from the dividing line between Green Belt Zone and the other developable Zone.</p> <p>In Development Control and Promotion Regulations, 2013 Regulation No. 12.5 (A) Development Along Highways/Classified Roads (b) Width of Roads to be considered while granting development permissions is proposed to be included in Regulation No. 12.5 for Access from the Highway/ Classified Road as follows.—</p> <p>12.5. A</p> <p>(a) Development Along Highways/Classified Roads (a) :—</p> <p>The development along the highways shall be subject to the provisions of State Highways Act, 1965 and National Highway Act, 1956 and orders issued by Public Works Department in this regards, from time to time.</p>
16.	EP-16			

## SCHEDULE-B—Contd.

(1) (2) (3) (4) (5)

A service road of 12 m. wide shall be provided along State and National Highways on both sides. These service roads may not be provided in piecemeal where authorized development/construction have already taken place without the provisions of service Road.

(b) Width of roads to be considered while granting development permissions as mentioned in table given below.—

Sr. No. (1)	Category of Road (2)	Width of Road (3)	Remarks (4)
1	National Highway	60 mt.	Width inclusive of 12 mt.service road on both side
2	State Highway	45 mt.	Width inclusive of 9.0 mt. service Road on both side
3	Major Dist Road	24 mt.	No service Road Required
4	Other Dist Road	18 mt.	No service Road Required
5	Village Road	15 mt.	No service Road Required

*Note :—*(1) If the width of any existing Road is more than what is specified in above table then the greater width shall prevail.

(2) The above widths of road are subject to vary according to guidelines or circulars issued by the respective department.

This Notice shall also be published on the Government web-site at [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (Acts/Rules)

By order and in the name of the Governor of Maharashtra.

P. P. SONARE,  
Section Officer.

भाग १-अ (ना. वि. पु.) म. शा. रा., अ. क्र. १२८.

### अध्यक्षा, नगर पंचायत, यांजकडून

#### महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ चे कलम २३(१), २३(२) अन्वये

क्रमांक कार्या-नपंधा-कावि-३७०-२०१९.—

धानोरा नगर पंचायतीने विशेष सभा ठराव क्र. २३१, दिनांक १५-०७-२०१९ अन्वये तिच्या क्षेत्रातील विकास योजना आराखडा तयार करण्याचा इरादा जाहीर केला आहे. महाराष्ट्र नगर परिषदा, नगर पंचायती व औद्योगिक नगरी अधिनियम, १९६५ चे कलम ३४१ क चे पोट-कलम (२) मध्ये तरतुद केल्याप्रमाणे शासन नगर विकास विभाग अधिसूचना क्र. एमयुएन २०१४-प्र.क्र. १०२-१८, दिनांक २३ एप्रिल २०१५ अन्वये धानोरा नगर पंचायत घटीत करण्यांत आली आहे.

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ चे कलम २१(१) अन्वये उक्त अधिनियमाच्या प्रारंभानंतर, ३ वर्षांपेक्षा अधिक नसेल अशा कालावधीत मात्र, या अधिनियमाच्या तरतुदींना अधिन राहून विकास योजना तयार करून मंजूरीसाठी राज्य शासनाकडे सादर करणे बंधनकारक होते.

मात्र नगर पंचायतीकडे निधीची उपलब्धता नसल्याने उक्त कालावधीत विकास योजना तयार करणे शक्य झाले नाही. त्यामुळे उक्त अधिनियमाच्या कलम २१(३) अन्वये विकास योजना तयार करण्याकरिता मुदतवाढीचा प्रस्ताव नगर पंचायतीच्या ठराव क्र. १४३(ई), दिनांक ०९-०३-२०१८ अन्वये सादर करण्यात आला होता. त्यावर मा. सह संचालक, नगर रचना, नागपूर विभाग, नागपूर यांचे इंग्रजी आदेश क्र. डिपी-धानोरा-सेक्शन २१(३)-एक्सटेंशन-जेडीटिपी-जीएन-१५९३, दिनांक ०९-१०-२०१८ अन्वये, दिनांक २३-०४-२०१८ पासून २२-०४-२०१९ या दिनांकापर्यंत मुदतवाढ मंजूर करण्यात आली आहे.

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ चे कलम २३(१) सह २३(२) अन्वये मधील तरतुदीनुसार एटापल्ली नगर पंचायतीच्या मूळ अधिकार कक्षेतील क्षेत्रासाठी शहराची विकास योजना तयार करणे आवश्यक असल्याने धानोरा शहराची विकास योजना तयार करण्याचा इरादा जाहीर करित आहे.

सोबतच्या नकाशात धानोरा नगर पंचायतीच्या अधिकार क्षेत्रातील क्षेत्र गुलाबी रंगाच्या किनारीने दर्शवण्यात आले असून त्यावर अध्यक्षा व मुख्याधिकारी यांना दिनांकित स्वाक्षरी केली आहे. सदर नकाशा नगर पंचायतच्या कार्यालयात, कार्यालयीन कामकाजाच्या वेळात नागरिकांच्या अवलोकनार्थ ठेवण्यात आलेला आहे.

करिता सदर ठराव महाराष्ट्र शासन राजपत्रात प्रसिध्द झाल्यापासून साठ दिवसांचे कालावधीत नियोजित विकास योजनेच्या बाबतीत नागरिकांकडून लिखित स्वरूपात धानोरा नगर पंचायतीकडे सूचना अथवा हरकती नगर पंचायतीकडे याद्वारे मागविण्यात येत आहे.

धानोरा :  
दिनांक १९ जुलै २०१९.

सौ. लिनाताई साळवे,  
अध्यक्षा,  
नगर पंचायत, धानोरा.

पुढील अधिसूचना असाधारण राजपत्र म्हणून त्यांच्यापुढे दर्शविलेल्या दिनांकांना प्रसिध्द झालेल्या आहेत.

३७

शुक्रवार, जुलै २६, २०१९/श्रावण ४, शके १९४१

भाग १-अ (असा.) (ना.वि.पु.) म.शा.रा., अ. क्र. १२४.

### नगर विकास विभाग

मंत्रालय, मुंबई-४०० ०३२, दिनांक ०४ जुलै २०१९.

### महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६.

क्र. टिपीएस-२४१३-१५३-प्र.क्र.५९-नवि-९-२०१३.—

ज्याअर्थी, नागपूर येथील सुधारित विकास योजना शासन अधिसूचना नगर विकास विभाग क्र. टिपीएस-२४९६-२६४३-सी.आर.३००(ए)-नवि-९, दिनांक ०७ जानेवारी २००० व अधिसूचना क्र. टिपीएस-२४००-१६२८-प्र.क्र.२००-२०००-नवि-९, दिनांक १० सप्टेंबर २००१ अन्वये मंजूर झाली असून ती अनुक्रमे दिनांक ०१ मार्च २००० व २१ सप्टेंबर २००१ पासून अंमलात आली आहे. तसेच शासन अधिसूचना क्र. टिपीएस-२४०१-८५५-प्र.क्र.७६-नवि-९, दिनांक २७ फेब्रुवारी २००२ अन्वये नागपूर सुधार प्रन्यासद्वारे पूर्ण करण्यात येत असलेल्या सात सुधार योजनांसाठी “नियोजन प्राधिकरण” म्हणून नागपूर सुधार प्रन्यासची घोषणा करण्यात आली आहे (“उक्त विकास योजना” असे संबोधले आहे) ;

आणि ज्याअर्थी, उक्त विकास योजनेत, मौजा वाठोडा (पटवारी हलका क्र. ३४५-अ) येथील खसरा क्र. १७९/१ क्षेत्र २.७६ हेक्टर (यापुढे “उक्त जागा” असे संबोधले आहे) ही जागा कृषि विभागात समाविष्ट आहे ;

आणि ज्याअर्थी, नागपूर सुधार प्रन्यास, नागपूर नियोजन प्राधिकरण (यापुढे “उक्त नियोजन प्राधिकरण” असे संबोधले आहे) म्हणून, त्यांच्या प्रन्यास विश्वस्त मंडळाचा ठराव क्र. २५/११५८, दिनांक ३१ मे २०१६ नुसार उक्त जागा कृषि विभागामधून वगळून रहिवास विभागात समाविष्ट करण्याचे ठरवून, त्याअनुषंगाने, उक्त अधिनियमाचे कलम ३७ चे उप-कलम (१) मध्ये नमूद वैधानिक कार्यवाही पूर्ण करून फेरबदल प्रस्तावास मंजुरीसाठी शासनास सादर केलेला आहे (यापुढे “प्रस्तावित फेरबदल” असे संबोधले आहे) ;

आणि ज्याअर्थी, आवश्यक त्या चौकशीनंतर व संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचा सल्ला घेतल्यानंतर उक्त फेरबदल काही अटींसह मान्य करावा, असे राज्य शासनाचे मत झाले आहे ;



आणि ज्याअर्थी, उक्त जमिनीच्या मालकानी सन २०१८-२०१९ या वर्षातील बाजारमूल्यदर तक्त्यानुसार उक्त जागेच्या दराच्या ५% दराने येणा-या अधिमूल्य रकमेपैकी ५०% शासनास देय असलेली अधिमूल्याची रक्कम रुपये १०,२१,२०० सहायक संचालक, नगर रचना, नागपूर शाखा, नागपूर यांचेकडील लेखाशीर्षामध्ये दिनांक १६-१०-२०१८ रोजी जमा केलेली आहे आणि नियोजन प्राधिकरणास देय असलेली ५०% अधिमूल्याची रक्कम सन २०१८-२०१९ या वर्षातील बाजार मूल्यदर तक्त्यानुसार उक्त जागेच्या दराच्या ५% दराने रक्कम रुपये १०,२१,२०० नागपूर सुधार प्रन्यास, नागपूरकडे दिनांक २९-०९-२०१८ अन्वये जमा केलेली आहे.

त्याअर्थी, आता, उक्त अधिनियमाचे कलम ३७ चे उप-कलम (२) अन्वये व त्यानुषंगाने असलेल्या इतर अधिकारांचा वापर करून उक्त विकास योजनेतील प्रस्तावित फेरबदलास शासन पुढीलप्रमाणे मान्यता देत आहे आणि त्यासाठी उपरोल्लिखित दिनांक ०७ जानेवारी २००० ची विकास योजना मंजुरीची अधिसूचना सुधारित करण्यात येत आहे.

उक्त विकास योजना मंजुरीच्या दिनांक ०७ जानेवारी २००० च्या अधिसूचनेच्या फेरबदल सूचितील शेवटच्या नोंदीनंतर पुढील नव्या नोंदीचा समावेश करण्यात येत आहे—

### नोंद

“मौजा वाठोडा (पटवारी हलका क्र. ३४५-अ) येथील खसरा क्र. १७९/१ क्षेत्र २.७६ हेक्टर जागा खालील अटीच्या अधिन राहून, भाग नकाशात दर्शविल्यानुसार कृषि विभागामधून वगळून रहिवास विभागात समाविष्ट करण्यात येत आहे”.

**अट क्र. १-** नागपूर शहराच्या प्रचलित विकास नियंत्रण नियमावलीनुसार जागेच्या रेखांकनात आवश्यक खुले क्षेत्राव्यतिरिक्त आवश्यक क्षेत्र सार्वजनिक सुविधा क्षेत्रासाठी सोडणे बंधनकारक राहिल.

**अट क्र. २-** उक्त जमिनीसाठी आवश्यक मूलभूत सोयीसुविधा स्वखर्चाने विकसित करणे जमीन मालक/विकासक यांच्यावर बंधनकारक राहिल.

**अट क्र. ३-** आजूबाजूच्या रेखांकनातील रस्त्यांशी समन्वय साधण्याचे बंधन जमीन मालक/विकासकावर राहिल.

उक्त मंजूर फेरबदल दर्शविणारी प्रस्तुत अधिसूचना / भाग नकाशा, सभापती, नागपूर सुधार प्रन्यास, नागपूर यांच्या कार्यालयात, नागरिकांच्या अवलोकनार्थ एक महिन्याच्या कालावधीसाठी ठेवण्यात येत आहे.

सदर अधिसूचना शासनाच्या [www.maharashtra.gov.in](http://www.maharashtra.gov.in) या संकेतस्थळावरदेखील उपलब्ध आहे.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नावाने,

प्र. प्र. सोनारे,  
कार्यासन अधिकारी.

भाग १-अ (असा.) (ना.वि.पु.) म.शा.रा., अ. क्र. १२५.

URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai-400 032, Dated 04<sup>th</sup> July 2019.

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.—

No. TPS-2413-153-CR-59-UD-9-2013.—

Whereas, Revised Development Plan of Nagpur has been sanctioned by the Government *vide* Urban Development Department's Notification No. TPS-2496-2643-CR-300(A)-97-UD-9, dated the 7<sup>th</sup> January, 2000 and Notification No. TPS-2400-1628-C.R.200-2000-UD-9, dated the 10<sup>th</sup> September, 2001 and has come into force with effect from the 1st march, 2000 and 21<sup>st</sup> September, 2001 respectively. Also Nagpur Improvement Trust has been declared as “Planning Authority” for the seven Improvement Schemes being completed by the Nagpur Improvement Trust *vide* Government Notification No. TPS-2401-855-C.R.76-UD-9, dated the 27<sup>th</sup> February, 2002. (hereinafter referred to as “the said Development Plan”);

And whereas, in the said Development Plan, land bearing (P.H. No. 345-A) Khasara No. 179/1 area admeasuring 2.76 Hectare of Mouja Wathoda (hereinafter referred to as “the said Land”) is included in Agricultural Zone;

And whereas, the Nagpur Improvement Trust, Nagpur being the Planning Authority (hereinafter referred to as “ the said Planning Authority ”), vide its Board of Trustee's Resolution No. 25/1158, dated 31<sup>st</sup> May 2016 has resolved to delete the said land from Agricultural Zone and to include the same in Residential Zone. Accordingly after following all the legal procedure as per the provisions of sub-section ( 1) of Section 37 of the said Act, submitted to the Government, for its sanction, a modification proposal (hereinafter referred to as “ the said Modification Proposal ”) ;

And whereas, after making necessary enquiries and consulting the Director of Town Planning, Maharashtra State, Pune, the Government is of the opinion that the said Modification proposal should be sanctioned with some conditions ;

And whereas, the Land Owners of the said lands have deposited Rs. 10,21,200 towards the 50% Government share of premium amount worked out as per 5% rate of the said land as prescribed in the Annual Statement of Rates (ASR) for the year 2018-2019 in the Government Treasury on 16-10-2018 through the Assistant Director of Town Planning, Nagpur Branch, Nagpur and remaining 50% of the premium amount worked out @ 5% of land rates of Annual Statement of Rates (ASR) for the year 2018-2019, Rs. 10,21,200 payable to the Planning Authority has been deposited with the Nagpur Improvement Trust, Nagpur on 29-09-2018.

Now, therefore, in exercise of the powers conferred on it under sub-section (2) of Section 37 of the said Act, the Government hereby, sanctions the Proposed Modification and for that purpose amends the aforesaid Notification dated the 07<sup>th</sup> January, 2000 as follows .--

In the Schedule of Modifications appended to the Notification dated 07<sup>th</sup> January, 2000 sanctioning the said Development Plan, the following new entry shall be added after the last entry—

#### *ENTRY*

“ The land bearing (P.H. No. 345-A) Khasara No. 179/1 of Mouja Wathoda area admeasuring about 2.76 Hectare is deleted from Agricultural Zone and included in Residential Zone as shown on the plan, subject to the conditions mentioned specified below ”—

*Condition No. 1—* In the layout of the said Land, in addition to compulsory open space, requisite Amenity Space shall be provided as per the prevailing Development Control Regulations for Nagpur.

*Condition No. 2—* It is binding on the Land Owner/Developer, to provide all basic Amenities required for the land at his own cost.

*Condition No. 3—* It shall be mandatory for the Land Owner/Developer to co-ordinate surrounding layout roads.

A copy of the Notification, alongwith the part plan showing the aforesaid sanctioned modification, shall be available for inspection of the general public, in the office of the Chairman, Nagpur Improvement Trust, Nagpur during office hours on all working days for a period of one month.

This Notification shall also be available on the Government web site- [www.maharashtra.gov.in](http://www.maharashtra.gov.in)

By order and in the name of the Governor of Maharashtra,

P. P. SONARE,  
Section Officer.

३७ (२)

शुक्रवार, जुलै २६, २०१९/श्रावण ४, शके १९४१

भाग १-अ (असा.) (ना. वि. पु) म. शा. रा., अ. क्र. १२६.

जिल्हाधिकारी, यांजकडून

आदेश

क्रमांक कक्ष-१२-एमयुएन.१-अ.नि.-कावि-४०१-२०१९.—

महाराष्ट्र नगर परिषदा, नगरपंचायती व औद्योगिक नगरी अधिनियम, १९६५ चे कलम ५१-अ(४) अन्वये मला प्रदान करण्यात आलेल्या अधिकाराचा वापर करून मी, अश्विन मुद्गल, जिल्हाधिकारी, नागपूर या प्रगटनाद्वारे असे जाहीर करतो की, नागपूर जिल्ह्यातील खालील नगर परिषदेच्या (गुरुवार) दिनांक १८-७-२०१९ रोजी घेण्यात आलेल्या उपाध्यक्ष पदाच्या निवडणुकीमध्ये खालील अनुसूचित नमूद उमेदवार त्यांचे नावासमोर नमूद केलेल्या नगर परिषदेचे उपाध्यक्ष म्हणून निवडून आलेले आहेत.

अनुसूची

उपाध्यक्षाचे नाव

अ.क्र.	नगर परिषदेचे नाव	निवडून आलेल्या उमेदवाराचे नाव
(१)	(२)	(३)
१	बुटीबोरी	अविनाश भैय्याजी गुर्जर

नागपूर :  
दिनांक २५ जुलै, २०१९.

अश्विन मुद्गल,  
जिल्हाधिकारी, नागपूर.

भाग १-अ (असा.) (ना. वि. पु) म. शा. रा., अ. क्र. १२७.

BY COLLECTOR

ORDER

No. Desk-XII-MUN-1-Gen Election-WS-401-2019.—

In exercise of the powers conferred to me, under Section 51 (A) of the Maharashtra Municipal Councils, Nagar Panchayats and Industrial Townships Act, 1965, I, Ashwin Mudgal, Collector, Nagpur District hereby publish the name of persons who has been duly elected as Vice-President of respective NagarParishad in the election held on Thursday the 18<sup>th</sup> July, 2019.—

SCHEDULE

Sr. No.	Name of Vice Presidents	
	Name of the NagarParishad	Name of Councillor Elected
(1)	(2)	(3)
1	Butibori	Awinash Bhaiyyaji Gurjar

Nagpur :

Dated the 25<sup>th</sup> July 2019.

ASHWIN MUDGAL,

Collector, Nagpur.

भाग १-अ (असा.) (ना. वि. पु) म. शा. रा., अ. क्र. १२८.

जिल्हाधिकारी, यांजकडून

आदेश

क्रमांक कक्ष-१२-एमयुएन १-अ.नि.-कावि-४०२-२०१९.—

महाराष्ट्र नगर परिषदा, नगरपंचायती व औद्योगिक नगरी अधिनियम, १९६५ चे कलम २० चे अधिकार, राज्य निवडणूक आयुक्तांनी त्यांचे आदेश क्रमांक एसईसी-१०९४-१६४-१९९४, दिनांक ३१ ऑक्टोबर १९९४ अन्वये मला प्रदान केलेले असून त्या अधिकाराचा वापर करून मी, अश्विन मुद्गल, जिल्हाधिकारी, नागपूर या प्रगटनाद्वारे असे जाहीर करतो की, नागपूर जिल्ह्यातील खालील नगर परिषदेच्या (गुरुवार) दिनांक १८-७-२०१९ रोजी घेण्यात आलेल्या सर्वसाधारण सभेमध्ये खालील अनुसूचित नमूद उमेदवार नगर परिषदेचे नामनिर्देशित सदस्य म्हणून नामनिर्देशित करण्यात आलेले आहेत.

अनुसूची

नामनिर्देशित सदस्यांचे नाव

अ.क्र.	नगर परिषदेचे नाव	नामनिर्देशित उमेदवारांचे नाव
(१)	(२)	(३)
१	बुटीबोरी	श्री. प्रविण धृवशंकर शर्मा श्री. समिर दिनकर बोरकुटे

नागपूर :

दिनांक २५ जुलै, २०१९.

अश्विन मुद्गल,

जिल्हाधिकारी, नागपूर.

भाग १-अ (असा.) (ना. वि. पु) म. शा. रा., अ. क्र. १२९.

BY COLLECTOR

ORDER

No. Desk-XII-MUN-1-P.E.-WS-403-2019.—

In exercise of the powers delegated to me, by the Order under Section-1094-164-1994, Dated 31<sup>st</sup> October 1994, from the State Election Commissioner, Maharashtra read with Section 20 of the Maharashtra Municipal Councils, *Nagar Panchayats* and Industrial Townships Act, 1965, I, Ashwin Mudgal, Collector, Nagpur District hereby publish the name of persons who have been Nominated Councillors of the respective Nagar Parishad in the General Meeting of the Nagar Parishad held on Thursday dated the 18<sup>th</sup> July, 2019.—

SCHEDULE

Name of Nomionated Councillors

Sr. No.	Name of the Nagar Parishad	Name of the Nominated Councillors
(1)	(2)	(3)
1	Butibori	Shri Pravin Dhruwashankar Sharma Shri Sameer Dinkar Borkute

Nagpur :  
Dated the 25<sup>th</sup> July 2019.

ASHWIN MUDGAL,  
Collector, Nagpur.

ना.-एक-अ-७ (१६०९).